



City of Jersey City — Division of Community Development
30 Montgomery Street, Suite 404
Jersey City, NJ 07302
P: (201) 547-6910 | F: (201) 547-5104

January 29, 2018

Public Notice — HOME Notice of Substantial Amendment of FY 2017

The City proposes to amend the 2017 Annual Action Plan for HOME to add the Ocean MLK Urban Renewal - Jackson Green project in Ward F.

The City of Jersey City proposes to amend the PY 2017 Annual Action Plan for the HOME Investment Partnerships Program. The City will be adding a new activity to the Annual Action Plan as well as reprogramming prior HOME federal funding dollars.

The amendment will insert a new activity known as the Ocean MLK Urban Renewal - Jackson Green project located at five scattered sites in Ward F. Of these scattered sites, the City will subsidize the new construction of five (5) affordable housing rental units at 659 – 661 Ocean Ave. and 8 – 10 Orient Ave. (one site) with HOME Investment Partnership financing. The project will be funded with program income generated from the HOME Investment Partnerships Program as well as existing unprogrammed funds.

Copies of the modification to the Annual Action Plan are available for public inspection and review at the following locations for a thirty-day period from January 25, 2018 to February 26, 2018:

- JC Division of Community Development, 30 Montgomery St., Room 404, Jersey City, NJ 07302
- Bethune Center, 140 Martin Luther King Dr., Jersey City, NJ 07302
- Office of the City Clerk, City Hall, 280 Grove St., Jersey City, NJ 07302
- The Division's official government website at
<http://www.cityofjerseycity.com/CityHall/HousingAndDevelopment/communitydevelopment>

In accordance with the Citizen Participation Plan, this amendment will provide citizens with reasonable notice and an opportunity to comment. Any persons interested in commenting on this modification to the HOME program may do so in writing by February 26, 2018 to the City of Jersey City's Division of Community Development, 30 Montgomery St., Room 404, Jersey City, NJ 07302.

Proposed Replacement Activities:

Proposed Activity: Ocean MLK Urban Renewal - Jackson Green Project, Five affordable rental units at 659 – 661 Ocean Ave. and 8 – 10 Orient Ave.

Original PY Funding: \$0.00

Previous Approved Funding: \$0.00

Proposed Reprogrammed Amount: \$857,276.06

Project Total After Reprogramming: \$857,276.06

Proposed Replacement Activity Descriptions:

Ocean MLK Urban Renewal - Jackson Green Project

New construction of the next phase of Jackson Green, a scattered-site, mixed-use, mixed-income rental development. The development features 99 rental apartments and retail space across 5 sites located within a quarter mile of the MLK Drive Hudson-Bergen Light Rail Station. Of the 99 rental apartments, 54 are affordable to low- and moderate-income households at or below 60% AMI, including 10 supportive housing units targeted for the homeless with a preference for veterans. The remaining 45 are unrestricted market rate units for households between 80 to 120% AMI. The HOME

program will subsidize the new construction of five (5) units located at 659 – 661 Ocean Ave. and 8 – 10 Orient Ave. for households at or below 60% AMI.

Steven M. Fulop
Mayor

